

Article - Real Property

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§8-5A-03.

(a) If a tenant or legal occupant is a victim of abuse, the tenant may terminate the tenant's future liability under a residential lease under § 8-5A-02 of this subtitle if the tenant provides the landlord with written notice by first-class mail or hand delivery of an intent to vacate the leased premises, including the tenant's or legal occupant's status as a victim of abuse.

(b) The notice provided under subsection (a) of this section shall include:

(1) A copy of a protective order issued for the benefit of the tenant or legal occupant under § 4-506 of the Family Law Article;

(2) A copy of a peace order issued for the benefit of the tenant or legal occupant under § 3-1505 of the Courts Article for which the underlying act was an act of abuse; or

(3) A copy of a report by a qualified third party, provided that:

(i) The name and physical description of the alleged perpetrator are redacted; and

(ii) The report was signed by the qualified third party within the preceding 60 days.

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